

Certificate of Notice Page 1 of 2
United States Bankruptcy Court
Eastern District of Pennsylvania

In re:
Tracy E. Beaver
Debtor

Case No. 18-14089-elf
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2

User: Stacey
Form ID: pdf900

Page 1 of 1
Total Noticed: 5

Date Rcvd: Sep 25, 2018

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Sep 27, 2018.

db +Tracy E. Beaver, 1707 Chantilly Lane, Chester Springs, PA 19425-1734
cr +U.S. Bank National Association, as Trustee, et als, RAS Crane LLC,
10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097-8461

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

smg E-mail/Text: megan.harper@phila.gov Sep 26 2018 02:45:21 City of Philadelphia,
City of Philadelphia Law Dept., Tax Unit/Bankruptcy Dept, 1515 Arch Street 15th Floor,
Philadelphia, PA 19102-1595
smg E-mail/Text: RVSVCBICNOTICE1@state.pa.us Sep 26 2018 02:45:06
Pennsylvania Department of Revenue, Bankruptcy Division, P.O. Box 280946,
Harrisburg, PA 17128-0946
smg +E-mail/Text: usapae.bankruptcynotices@usdoj.gov Sep 26 2018 02:45:19 U.S. Attorney Office,
c/o Virginia Powel, Esq., Room 1250, 615 Chestnut Street, Philadelphia, PA 19106-4404
TOTAL: 3

***** BYPASSED RECIPIENTS *****

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Sep 27, 2018

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 25, 2018 at the address(es) listed below:

KEVIN M. BUTTERY on behalf of Creditor U.S. Bank National Association, as Trustee, et als
bkyefile@rasflaw.com
KEVIN M. BUTTERY on behalf of Creditor U.S. Bank National Association, as Trustee for
Harborview Mortgage Loan Trust 2005-3, Mortgage Loan Pass-Through Certificates, Series 2005-3
bkyefile@rasflaw.com
REBECCA ANN SOLARZ on behalf of Creditor U.S. Bank National Association, as Trustee for
Harborview Mortgage Loan Trust 2005-3, Mortgage Loan Pass-Through Certificates, Series 2005-3
bkgroup@kmllawgroup.com
United States Trustee USTPRegion03.PH.ECF@usdoj.gov
WILLIAM C. MILLER, Esq. ecfemails@phl3trustee.com, philaecf@gmail.com

TOTAL: 5

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE: Tracy E. Beaver aka Tracy E. Beaver McKeon
Debtor(s)

CHAPTER 13

U.S. Bank National Association, as Trustee for
Harborview Mortgage Loan Trust 2005-3, Mortgage
Loan Pass-Through Certificates, Series 2005-3
Movant

NO. 18-14089 ELF

vs.

Tracy E. Beaver aka Tracy E. Beaver McKeon
Debtor(s)

Michael McKeon

Co-Debtor

11 U.S.C. Sections 362 and 1301

William C. Miller Esq.

Trustee

ORDER

AND NOW, this 25th day of Sept. , 2018 at Philadelphia, upon failure of Debtor(s) and the
Trustee to file and Answer or otherwise plead, it is:

ORDERED THAT: the Motion for Relief from the Automatic Stay under 11 U.S.C. Section 362, is **GRANTED** and the automatic stay is **MODIFIED** with respect to the subject premises located at 1707 Chantilly Lane, Chester Springs, PA 19425 (“Property), so as to allow Movant, its successors or assignees, to proceed with its *in rem* rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff’s Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff’s Sale (or purchaser’s assignee) may take any legal action for enforcement of its right to possession of the Property.



ERIC L. FRANK
U.S. BANKRUPTCY JUDGE